

MINUTE ITEM

This Calendar Item No. C19 was approved as
Minute Item No. 19 by the California State Lands
Commission by a vote of 3 to 0 at its
9-17-01 meeting.

CALENDAR ITEM

C19

A 35

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09/17/01
PRC 2180.1
B. Dugal
B. Silva

**LEASE TERMINATION AGREEMENT
FOR A GENERAL LEASE - INDUSTRIAL USE**

LESSEE:

Southern California Edison Company
2244 Walnut Grove Avenue
Rosemead, California 91770

AREA, LAND TYPE, AND LOCATION:

88 acres, more or less, of sovereign lands in the Pacific Ocean, offshore of
Mandalay Beach, Ventura County.

AUTHORIZED USE:

Use and maintenance of a marine terminal comprised of a seven-point mooring
system, two anchor marker buoys and a 24-inch submarine pipeline used for
transferring and loading of crude oil.

CURRENT LEASE TERMS:

Lease Period: 49 years, beginning July 1, 1958

Consideration: \$86,006 per annum

Insurance: \$300,000/\$900,000 per occurrence for bodily injury and \$5,000,000
for property damage.

BACKGROUND INFORMATION:

On August 18, 1957, the California State Lands Commission (Commission)
authorized the issuance to Southern California Edison Company (SCE) of a
General Lease – Industrial Use for the installation, use, and maintenance of an
offshore marine terminal. SCE operated an upland electric generating station
and the facility was originally constructed to operate on fuel oil. As such, the
Mandalay Marine Terminal facility was constructed by SCE in 1958 to facilitate
the off-loading of fuel oil from marine tankers.

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The fuel oil was piped onshore to several storage tanks located on SCE's upland private property. The submarine pipeline is 24 inches in diameter and extends approximately 4,950 feet offshore.

The offshore mooring system located at the western terminus of the submarine pipeline was originally installed as a five-point mooring. However, this system was later upgraded to a seven-point mooring system to accommodate larger marine tankers. The upgraded mooring system consisted of seven ten-ton Navy stockless anchors attached by chain to seven surface buoys. There were also two additional navigational buoys that were attached to concrete anchor blocks. Five of the seven anchors were removed as part of the August 2000 anchor location and recovery operations performed by SCE. The two remaining anchors are buried at depths in excess of 12 feet below the seafloor and SCE is proposing to abandon, in place, these two mooring anchors.

SCE has sold its interest in the onshore facilities to Reliant Energy Mandalay, LLC (REM). Recently SCE received notice from the California Independent System Operator (ISO) Board that SCE no longer needs to maintain a back-up fuel supply at the REM electric generating station.

It is SCE's intent to decommission and remove its existing Mandalay Marine Terminal facility (excluding the two mooring anchors), including the entire 4,950-foot submarine pipeline to its offshore terminus and associated onshore valve boxes, equipment and miscellaneous piping.

PROPOSED LEASE TERMINATION AGREEMENT TERMS:

As described above, there are two remaining anchors from the marine terminal's offshore mooring system. The two anchors are located within a depositional environment influenced by the Santa Clara River and are buried at depths in excess of 12 feet beneath the seafloor and are located in water depths greater than 40 feet. The permanence of this burial condition was confirmed when divers encountered layers of tree limbs and debris when attempting to excavate and locate the two anchors. As such, the anchors are not expected to become exposed or result in any subsequent impacts to offshore recreational activities. Additionally, the seafloor where the two remaining anchors are located does not slope naturally when excavated and presents a trench collapse and burial hazard to divers. Based on the above and the information contained in the Mitigated Negative Declaration, staff recommends that the two

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anchors be abandoned in place. Therefore, staff is recommending that the Commission consider entering into a Lease Termination Agreement with SCE contingent upon the following:

1. SCE shall, at no cost to the State, remove all or any portion of the improvements abandoned in place if the improvements are ever determined by the State to be adverse to the public interest. SCE shall observe all rules and regulations of any agency(ies) having jurisdiction in the area of the abandoned improvements. Upon notice from the State that the abandoned improvements are adverse to the public interest, SCE shall have 90 days, following the issuance of all necessary permits, to complete removal of such improvements, unless otherwise extended by the Commission.
 2. To guarantee faithful performance of the lease termination agreement, SCE shall provide either of the following:
 - a) Combined single limit coverage of no less than \$1,000,000 and a surety bond in the amount of \$500,000.
- OR -**
- b) A letter of assurance from any or all SCE member company(ies), signed by an officer having authority to make assurances on its behalf, stating that it is self-insured, and that it meets the Test I or Test II for financial strength as described in Title 14, California Code of Regulations, section 795(b).

OTHER PERTINENT INFORMATION:

1. Applicant has the right to the uplands adjoining the sovereign lands.
2. The last tanker off-loading of fuel oil was conducted on February 21, 1991. The marine terminal was placed into caretaker status in February 1993. As part of the process of placing the marine terminal into caretaker status, the navigational mooring buoys and anchor chains attached to the seven-point mooring system were removed in 1992. The submarine pipeline was subsequently hydrotested to 250 pounds per square inch and was then flushed with seawater and freshwater to remove residual hydrocarbons that may have been present in the pipeline. Once this flushing process

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was completed, the pipeline was flooded with freshwater and an anti-corrosive solution was added.

3. Before the submarine pipeline is removed, it will be flushed again to remove any remaining contaminants. The pipeline will be flushed from the offshore terminus to an onshore vacuum tank box.
4. The marine terminal components will be decommissioned and removed utilizing typical onshore and offshore methodology and equipment.
5. Pursuant to the Commission's delegation of authority and the State CEQA Guidelines (Title 14, California Code of Regulations, section 15025), the staff has prepared a Proposed Mitigated Negative Declaration identified as CSLC ND 707, State Clearinghouse No. 2001041108.

Such Proposed Mitigated Negative Declaration was prepared and circulated for public review pursuant to the provisions of the CEQA. Based upon the Initial Study, the Proposed Mitigated Negative Declaration, and the comments received in response thereto, there is no substantial evidence that the project will have a significant effect on the environment; Title 14, California Code of Regulations, section 15074 (b).

6. A Mitigation Monitoring Program has been prepared in conformance with the provisions of the CEQA (Public Resources Code section 21081.6).
7. This activity involves lands identified as possessing significant environmental values pursuant to Public Resources Code sections 6370, et seq. Based upon the staff's consultation with the persons nominating such lands and through the CEQA review process, it is the staff's opinion that the project, as proposed, is consistent with its use classification.

APPROVALS REQUIRED:

United States Army Corps of Engineers
State Regional Water Quality Control Board
California Department of Fish and Game
California Coastal Commission
Ventura County Air Pollution Control District
City of Oxnard

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EXHIBITS:

- A. Location/Site Map
- B. Mitigation Monitoring Program

PERMIT STREAMLINING ACT DEADLINE:

October 10, 2001

RECOMMENDED ACTION:

IT IS RECOMMENDED THAT THE COMMISSION:

CEQA FINDING:

CERTIFY THAT A PROPOSED MITIGATED NEGATIVE DECLARATION, CSLC ND NO. 707, STATE CLEARINGHOUSE NO. SCH #2001041108, WAS PREPARED FOR THIS PROJECT PURSUANT TO THE PROVISIONS OF THE CEQA, THAT THE COMMISSION HAS REVIEWED AND CONSIDERED THE INFORMATION CONTAINED THEREIN AND IN THE COMMENTS RECEIVED IN RESPONSE THERETO AND THAT THE MITIGATED NEGATIVE DECLARATION REFLECTS THE COMMISSION'S INDEPENDENT JUDGMENT AND ANALYSIS.

ADOPT THE PROPOSED MITIGATED NEGATIVE DECLARATION AND DETERMINE THAT THE PROJECT, AS APPROVED, WILL NOT HAVE A SIGNIFICANT EFFECT ON THE ENVIRONMENT.

ADOPT THE MITIGATION MONITORING PROGRAM, AS CONTAINED IN EXHIBIT B, ATTACHED HERETO.

SIGNIFICANT LANDS INVENTORY FINDING:

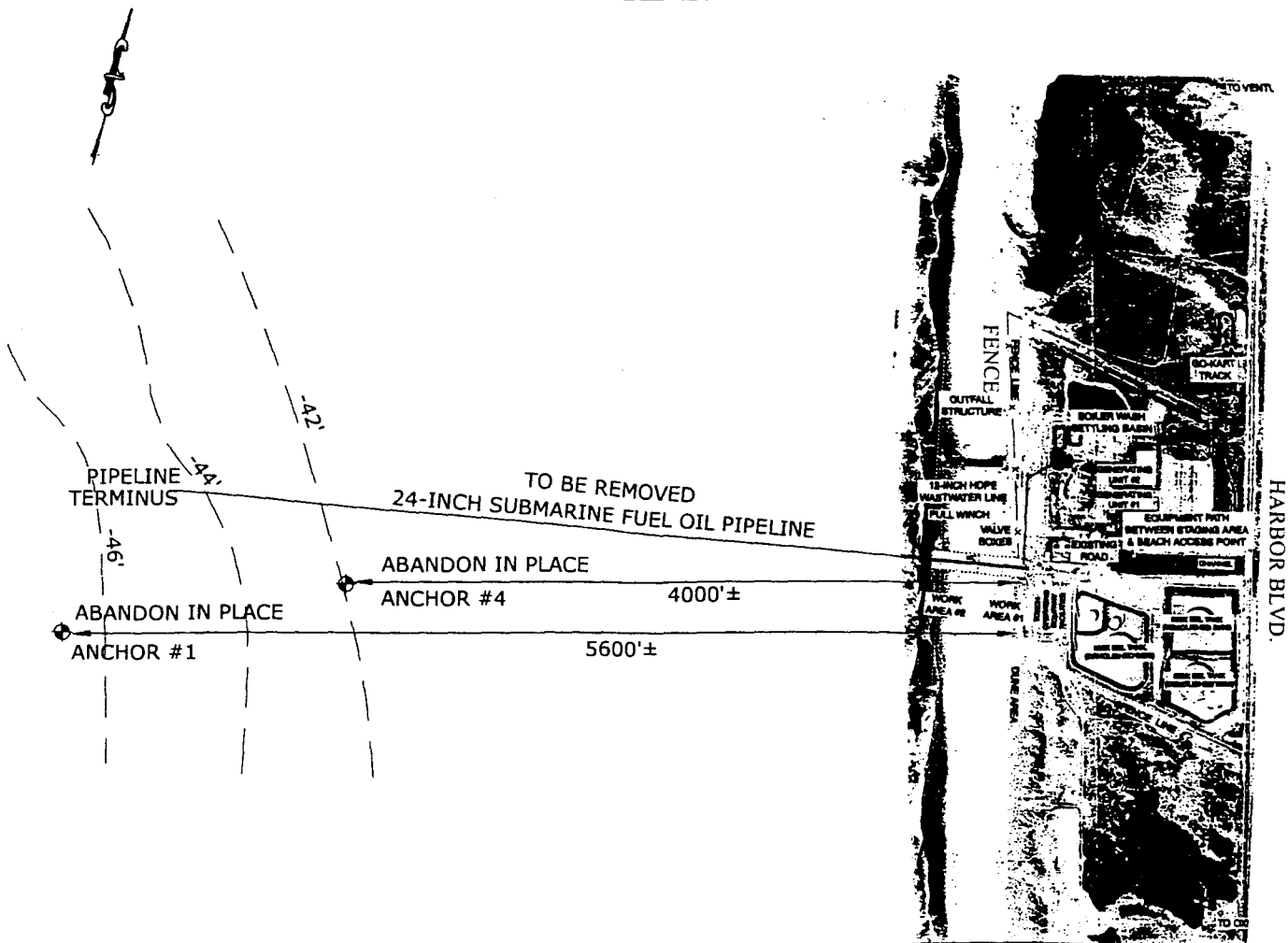
FIND THAT THIS ACTIVITY IS CONSISTENT WITH THE USE CLASSIFICATION DESIGNATED BY THE COMMISSION FOR THE LAND PURSUANT TO PUBLIC RESOURCES CODE SECTIONS 6370, ET SEQ.

AUTHORIZATION:

AUTHORIZE ISSUANCE TO SOUTHERN CALIFORNIA EDISON COMPANY OF A LEASE TERMINATION AGREEMENT COVERING LEASE NO. PRC 2180.1, BEGINNING JUNE 30, 2001, CONSISTENT WITH THE TERMS OUTLINED ABOVE.

NO SCALE

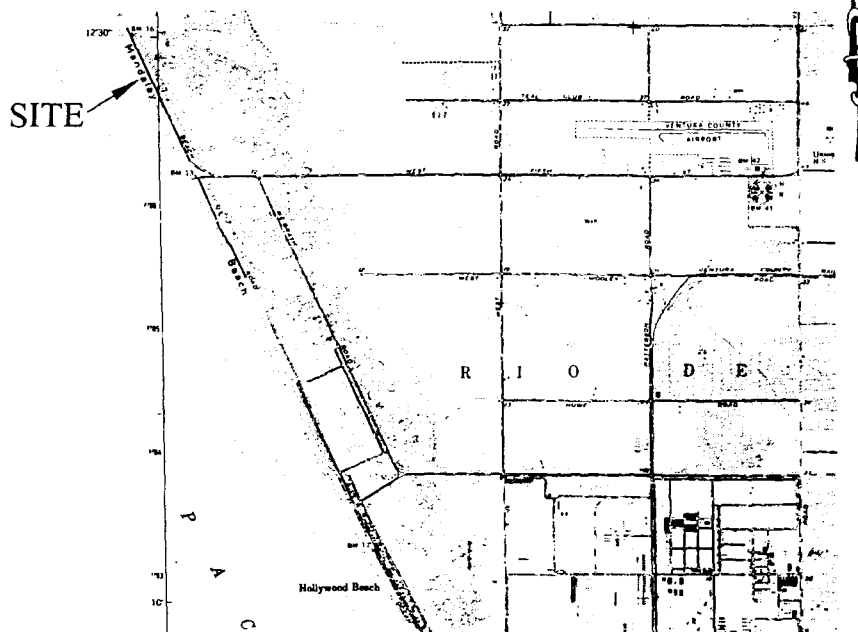
SITE MAP



Anchors Offshore of Mandalay Marine Terminal

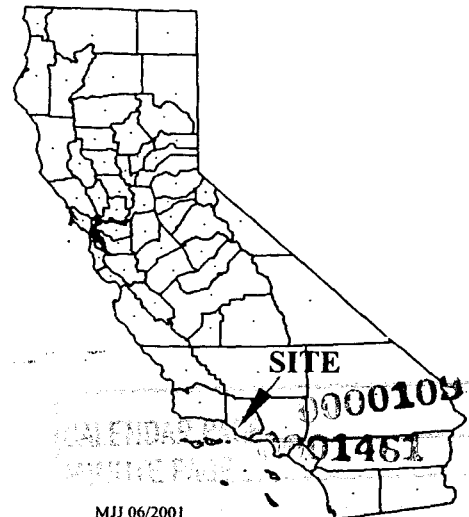
NO SCALE

LOCATION MAP



This Exhibit is solely for purposes of generally defining the lease premises, is based on unverified information provided by the lessee or other parties and is not intended to be, nor shall it be construed as, a waiver or limitation of any state interest in the subject or any other property.

Exhibit A
PRC 2180.1
Southern California Edison Co.
MANDALAY BEACH
VENTURA COUNTY



MJJ 06/2001

APPENDIX G MITIGATION MONITORING PROGRAM

EXHIBIT B

OVERVIEW

This Mitigation Monitoring Program was developed to ensure that mitigation measures included in the Mitigated Negative Declaration (MND) are fully implemented to reduce environmental impacts to a less than significant level. In addition, the Mitigation Monitoring Program complies with the requirements of Public Resources Code 21081.6, which requires the lead agency to adopt a reporting or monitoring program.

The core of this program is the attached Implementation Table (Table G-1) listing mitigation measures from the project's MND, implementation timing, documentation required, and the agency responsible for monitoring. Southern California Edison (SCE) will coordinate all decommissioning activities through direct contact with the construction superintendent and supporting contractors. SCE will also utilize engineering and environmental consultants to assist in supervising project construction. All mitigation measures are required by the California State Lands Commission. This program is based on the following compliance actions:

- Oversight of construction activities
- Biological monitoring
- Air quality monitoring
- On-call archaeological monitoring

BIOLOGICAL MONITOR

A biological monitor will be designated by SCE within the onshore portion of the project site at all times during project operation. The biological monitor shall be approved by CSLC, and whose duties will include, but not be limited to:

1. Become familiar with the intent of each mitigation measure of the MND.
2. Become familiar with this Mitigation Monitoring Program.
3. Conduct surveys for sensitive avifauna (western snowy plover and California least tern) prior to the commencement of excavation activities within the onshore work.
4. Conduct the biological sensitivity briefing for construction employees.
5. Contact the construction superintendent each day to determine the work schedule.
6. Observe all work activities on a daily basis.
7. Ensure non-compliance remedies are fully implemented.
8. Alert SCE staff to situations requiring temporary shut-downs of the project due to sensitive species sightings.

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9. Prepare daily reports.
10. Prepare draft and final reports for submittal to CSLC.

AIR QUALITY MONITOR

To reduce short-term air quality impacts from project construction to a less than significant level, a designated person shall monitor the project and order increased frequency of mitigation actions (e.g., increased watering, tarpaulin covering of soils and loads, decreased work activity during high winds, etc.) when necessary. The designated monitor shall be approved by the CSLC.

ON-CALL ARCHAEOLOGIST

If the need arises, SCE will contract with a qualified archaeologist to assist with evaluating the significance of any remains found at the project site during any portion of the project operations. If remains are found to be significant, the project shall be subject to a Phase III mitigation program.

GEOPHYSICAL MONITOR

In accordance with the requirements of the CSLC, a Site Clearance Post Abandonment Geophysical Survey of the portion of the project area surveyed during the pre-abandonment survey shall be conducted. The surveyor shall be approved by the CSLC.

HYDROLOGY AND WATER QUALITY MONITORING

SCE shall prepare a Daily Site Monitoring Report for pipeline flushing operations. This report shall contain information regarding daily pipeline flushing activities, analytical results from the line sampling and purging, chain of custody documentation, and sampling protocol.

**Table G-1. Mitigation Monitoring Required by California State Lands Commission for
SCE Mandalay Marine Terminal Decommissioning Program – Implementation Table**

Mitigation Number	Mitigation Measure	Implementation Timing	Documentation Required	Agency Responsible
Air Quality				
A1	<p>SCE shall implement standard Best Management Practices (BMPs) such as:</p> <p>Standard dust control measures (i.e., disturbed soils, unpaved roads, and soil piles shall be watered at least twice daily during construction to reduce fugitive dust emissions)</p> <p>All diesel-fired engines will be maintained in good condition and in proper tune as per manufacturer's specifications</p> <p>Decommissioning activities will be performed in the most efficient manner possible to limit the number of diesel-fired equipment operating at the same time.</p>	Throughout the construction period	Air Quality Monitoring Sheet	Ventura County AQMP
A2	SCE shall designate an Air Quality Monitor who is approved by CSLC.	Throughout the construction period	Air Quality Monitoring Sheet	CSLC
Biological Resources				
B1	The limits of the onshore portion of the construction area shall be clearly flagged, and the nearshore and offshore segments of the pipeline corridor shall be marked with buoys. Natural area outside of the construction area shall not be disturbed.	Prior to start of project construction	Biological Monitoring Sheet	CSLC
B2	A biological monitor will conduct surveys for sensitive avifauna.	Prior to start of project construction	Biological Monitoring Sheet	CSLC
B3	The biological monitor will be retained by SCE on the project site at all times during the project operations to conduct pre-activity surveys and to minimize the impacts to sensitive avifauna	Throughout the construction period	Biological Monitoring Sheet	CSLC

Table G-1. (Continued)

Mitigation Number	Mitigation Measure	Implementation Timing	Documentation Required	Agency Responsible
Biological Resources (Continued)				
B4	Project activities on the beach are proposed to be conducted during the winter months (October through February) in order to reduce impacts to nesting California least terns and western snowy plovers. However, due to the presence of wintering western snowy plovers in the area and the potential that some operations may occur during the summer months, the implementation of the following conditions of this mitigation measure designed to protect special status bird species shall be required.	Throughout the construction period	None	CSLC
B5	An intensive survey of the flagged construction area shall be conducted by a qualified biologist to determine the presence or absence of active nests or foraging activities by California least terns or western snowy plovers.	One week prior to start of project construction	Biological Monitoring Sheet	CSLC/USFWS
B6	A biological monitor shall be retained by SCE within the onshore portion of the project site at all times during project operations. If, at any time during project operations, special status species (including, but not limited to the above species) are observed within the project site or within a predetermined radius surrounding the project site (as determined by the onsite biologist), all work shall be stopped or redirected to an area within the project site that would not impact these birds.	Throughout the construction period	Biological Monitoring Sheet	CSLC

Mitigation Number	Mitigation Measure	Implementation Timing	Documentation Required	Agency Responsible
B7	Prior to conducting work during the March through the September time period, a presence/absence survey will be conducted to determine if grunion eggs are present at the site. In the event eggs are found at the site, work will be delayed or redirected away from the area until the eggs hatch during the next high tide cycle. A confirmation survey will be conducted and work initiated only after the site is clear of new grunion eggs.	Prior to the start of construction (March to September)	Biological Monitoring Sheet	CSLC
B8	A Marine Wildlife Contingency Plan (MWCP), approved by the NMFS and located in Appendix I, will be implemented to avoid marine mammal impacts.	Throughout the construction period	Marine Wildlife Contingency Plan (Appendix I)	CSLC
B9	A Site Restoration Plan (SRP), located in Appendix H, will be implemented to restore the onshore site to pre-project conditions.	Throughout the construction period	Site Restoration Plan (Appendix H)	CSLC

Table G-1. (Continued)

Mitigation Number	Mitigation Measure	Implementation Timing	Documentation Required	Agency Responsible
Cultural Resources				
C1	In the event that archaeological remains are encountered during site preparation, work shall be stopped immediately or redirected away from the find until a qualified archaeologist or Native American representative are retained to evaluate the significance. If remains are found to be significant, they shall be subject to a Phase III mitigation program.	As necessary	Phase III Mitigation Program (if applicable)	CSLC
C2	In the event of discovery of any human remains, there shall be no further excavation or disturbance of the project site or any nearby areas reasonably suspected to overlie adjacent human remains until a) the county coroner has been informed and has determined that no investigation of the cause of death is required; b) if the remains are of Native American origin, 1) the descendants from the deceased Native Americans have made a recommendation for means of treating or disposing with appropriate dignity the human remains and any associated grave goods as provided in Public Resources code Section 5097.98 or 2) the Native American Heritage Commission was unable to identify a descendant or the descendent failed to make a recommendation within 24 hours after being notified by the Commission.	As necessary	Incident Report	CSLC
Geology and Soils				
G	SCE shall implement standard Best Management Practices (BMPs) during project that will at a minimum contain the following:			

Table G-1. (Continued)

Mitigation Number	Mitigation Measure	Implementation Timing	Documentation Required	Agency Responsible
Geology and Soils (Continued)				
G1	Disturbance of soils and vegetation during construction shall be minimized to the greatest extent possible. The work area shall be clearly flagged to identify its limits. Disturbance of soil or vegetation shall not occur beyond these limits.	Throughout the construction period	Daily Site Monitoring Report	CSLC
G2	Access roads, parking areas, soil piles, excavations, and areas where bare soil is exposed by construction activities shall be watered at least twice daily, and will be covered during periods of excessive rains to minimize wind and/or water driven erosion of soils.	Throughout the construction period	Daily Site Monitoring Report	CSLC
G3	Soil piles, debris, and construction materials (e.g., uncured concrete, fuels, paints, building supplies, etc.) shall be stored in designated areas where they could not enter drainage features due to spillage or erosion.	Throughout the construction period	Daily Site Monitoring Report	CSLC
G4	Upon completion of earthmoving and grading activities, dunes and other disturbed areas, shall be seeded with a native coastal scrub seed mixture, as described in Appendix H - Site Restoration Plan, in order to provide a long-term means of reducing on-site erosion.	At end of construction period	Site Restoration Plan (Appendix H)	CSLC
G5	SCE will utilize trench shields where feasible, to minimize the amount of excavation required to unearth the pipeline.	Throughout the construction period	Daily Site Monitoring Report	CSLC
Hazards and Hazardous Materials				
H1	The entrance to the project site through the tank farm, and all access roads within the Reliant Energy Mandalay (REM) facility, shall be maintained in a clear, accessible condition at all times.	Throughout the construction period	Daily Site Monitoring Report	CSLC

Table G-1. (Continued)

Mitigation Number	Mitigation Measure	Implementation Timing	Documentation Required	Agency Responsible
Hazards and Hazardous Materials (Continued)				
H2	If at anytime during the project, access along a REM access roadway is blocked by heavy equipment (as may occur for short periods of time during decommissioning of the anode wells or valve boxes), adequate space shall be maintained along the shoulder of the affected access road so that emergency response vehicles would be able to pass.	Throughout the construction period	Daily Site Monitoring Report	CSLC
H3	Project activities will be conducted in accordance with the selected contractor's standard health and safety protocols and procedures.	Throughout the construction period	None	CSLC
H4	All project activities will be conducted in accordance with a Contaminated Materials Management Plan (Appendix K) and an Oil Spill Response Plan (Appendix J) to ensure the safe handling of identified hazardous materials and accidental releases.	Throughout the construction period	Contaminated Materials Management Plan (Appendix K), Oil Spill Response Plan (Appendix J)	CSLC
Hydrology and Water Quality				
WQ1	Flushing of the pipeline shall take place to remove residual hydrocarbons and the existing oxygen scavenger solution to concentrations less than 15 ppm.	Prior to pipeline decommissioning activities	Daily Site Monitoring Report	CSLC
WQ2	All project activities will be conducted in accordance with a Contaminated Materials Management Plan (Appendix K) and an Oil Spill Response Plan (Appendix J) to ensure the safe handling of wastewater and contaminated materials	Throughout the construction period	Contaminated Materials Management Plan (Appendix K), Oil Spill Response Plan (Appendix J)	CSLC

Table G-1. (Continued)

Mitigation Number	Mitigation Measure	Implementation Timing	Documentation Required	Agency Responsible
Hydrology and Water Quality (Continued)				
WQ	A stormwater pollution prevention plan that includes the following Best Management Practices (BMPs) shall be implemented:	Throughout the construction period	Daily Site Monitoring Report	CSLC
WQ3	All fueling of vessels, vehicles, and heavy equipment shall occur in designated areas. Designated areas shall include spill containment devices (e.g., drain pans) and absorbent materials to clean up spills.	Throughout the construction period	Daily Site Monitoring Report	CSLC
WQ4	Vehicles and equipment shall be maintained properly to prevent leakage of hydrocarbons and other fluids, and shall be examined for leaks on a daily basis. All maintenance shall occur in designated offsite areas, which shall include spill containment devices and absorbent materials to clean up spills.	Throughout the construction period	Daily Site Monitoring Report	CSLC
WQ5	Trucks, equipment, tools, and other objects in contact with concrete aggregate shall be washed out in a designated area at a sufficient distance from drainage features such that concrete wastes are not conveyed to the drainage network.	Throughout the construction period	Daily Site Monitoring Report	CSLC
WQ6	Waste and debris generated during construction shall be stored in designated waste collection areas and containers away from drainage features, and shall be disposed of regularly.	Throughout the construction period	Daily Site Monitoring Report	CSLC
WQ7	Convenient, portable sanitary/septic facilities shall be provided during construction activities. These facilities shall be well maintained and serviced, and wastes shall be treated and disposed of in accordance with State and local requirements.	Throughout the construction period	Daily Site Monitoring Report	CSLC

Table G-1. (Continued)

Mitigation Number	Mitigation Measure	Implementation Timing	Documentation Required	Agency Responsible
Hydrology and Water Quality (Continued)				
WQ8	Disturbance of soils during construction shall be minimized to the greatest extent possible. The work area shall be clearly flagged to identify its limits. Disturbance of soil or vegetation shall not occur beyond these limits.	Throughout the construction period	Daily Site Monitoring Report	CSLC
WQ9	Soil piles, debris, and construction materials (e.g., uncured concrete, fuels, paints, building supplies, etc.) shall be stored in designated areas where they could not enter drainage features due to spillage or erosion.	Throughout the construction period	Daily Site Monitoring Report	CSLC
WQ10	Earth berms, silt fencing, and/or sand bags shall be provided and maintained around areas disturbed by project construction. These barriers shall be placed such that soils are not eroded from the project site, and no net increase in storm water runoff from the project site occurs. Temporary de-silting/detention basins may also be required to accomplish these objectives. These facilities shall be maintained around areas of bare soil through the rainy season (November through April) following project construction.	Throughout the construction period, and during subsequent winter months	Daily Site Monitoring Report	CSLC
WQ11	In the event that surface water flow is encountered during construction, it shall be diverted to prevent work from being conducted in flowing water. Non-erosive materials such as sand bags shall be used to construct any temporary barriers that may be needed to accomplish this objective.	Throughout the construction period	Daily Site Monitoring Report	CSLC

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Table G-1. (Continued)

Mitigation Number	Mitigation Measure	Implementation Timing	Documentation Required	Agency Responsible
Hydrology and Water Quality (Continued)				
WQ12	If de-watering and/or surface water diversions are required, diverted flows shall be directed through filtration devices (e.g., clarifier, sediment basin) prior to release into downstream areas. Filtration devices shall be maintained as needed to provide optimal sediment trapping performance. Rocks, sandbags, or other suitable materials shall be placed at the outlet of the filtration device to prevent soil scouring, and reduce flow velocities from the outlet to non-erosive velocities.	Throughout the construction period	Daily Site Monitoring Report	CSLC
Public Safety				
PS1	Temporary fencing will be installed around the immediate work area of the onshore project site to ensure public safety during pipeline pulling operations.	Prior to construction activities, and maintained throughout construction period	Daily Site Monitoring Report	CSLC
PS2	Signs shall be placed along the periphery of the onshore project site stating that the area is temporarily off limits to non-project personnel due to the presence of hazards.	Prior to construction activities, and maintained throughout construction period	Daily Site Monitoring Report	CSLC
PS3	A Notice to Mariners shall be issued a minimum of two weeks prior to the commencement of project operations.	Prior to construction activities.	Proof of notification.	CSLC
PS4	The entrance to the project site through the tank farm, and all access roads within the REM, shall be maintained in a clear, accessible condition at all times.	Throughout the construction period	Daily Site Monitoring Report	CSLC
PS5	If at anytime during the project, access along a REM access roadway is blocked by heavy equipment (as may occur for short periods of time during decommissioning of the anode wells or valve boxes), adequate space shall be maintained along	Throughout the construction period	Daily Site Monitoring Report	CSLC

Mitigation Number	Mitigation Measure	Implementation Timing	Documentation Required	Agency Responsible
	the shoulder of the affected access road so that emergency response vehicles would be able to pass.			
PS6	The Oil Spill Response Plan that has been prepared for this project (Appendix J of this MND) shall be implemented to reduce the potential of hydrocarbon spills to a less than significant level.	Throughout the construction period	Daily Site Monitoring Report	CSLC
PS7	The Contaminated Materials Management Plan that has been prepared for this project (Appendix K of this MND) shall be implemented to reduce the potential impacts associated with the handling of hazardous materials to a less than significant level.	Throughout the construction period	Daily Site Monitoring Report	CSLC
PS8	Any marine vessels greater than 300-gross tons in weight shall maintain a vessel specific OSPR approved oil spill contingency plan.	Throughout the construction period	Daily Site Monitoring Report	CSLC
Recreation				
R1	Signs shall be placed along the periphery of the onshore portion of the project site stating the duration that the area will be restricted from recreational activities, and recommending alternative areas that the public may find similar recreational opportunities.	Prior to construction activities, and maintained throughout construction period	Daily Site Monitoring Report	CSLC
R2	Notification of the beach closure and alternative recreational facilities will be provide to the local news media for dissemination to the public	Prior to construction activities.	SLC review of press release.	CSLC